

JOHN EDWARD SARTAIN, GRANTOR

TO

WARRANTY DEED

DENNIS KARL HODSON, aka Karl Dennis Hodson, ET UX,
GRANTEES

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable legal considerations, the receipt and sufficiency of which is hereby acknowledged, the Grantor, JOHN EDWARD SARTAIN, hereby sells, conveys, and warrants unto the Grantees, DENNIS KARL HODSON, also known as Karl Dennis Hodson, and Wife, EVA KATE SARTAIN HODSON, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land in DeSoto County, Mississippi, being more particularly described as follows:

Part of the Southwest Quarter of Section 13, Township 2 South, Range 9 West, DeSoto County, Mississippi, and more particularly described as follows, to-wit:

Commencing at a point on the centerline of Star Landing Road commonly accepted as the southwest corner of said quarter section; thence run North 04 degrees 38 minutes 05 seconds East a distance of 40.00 feet along the west line of said quarter section to a point; said point being the southeast corner of Copper Ridge Subdivision as recorded in Plat Book 29, on page 5, of the Chancery Records of said county and the Point of Beginning; thence continue North 04 degrees 38 minutes 05 seconds East a distance of 977.19 feet along said west quarter section line and east line of said subdivision to a half-inch steel bar; thence run South 84 degrees 32 minutes 21 seconds East a distance of 650.16 feet to a half-inch steel bar; thence run South 03 degrees 01 minutes 23 seconds west a distance of 327.94 feet to a half-inch steel bar; thence run North 84 degrees 53 minutes 06 seconds west a distance of 338.74 feet to a half-inch steel bar; thence run South 03 degrees 01 minutes 23 seconds West a distance of 645.94 feet to a point 40 feet north of the south line of said quarter-section; thence run North 84 degrees 53 minutes 06 seconds West a distance of 338.77 feet along a line 40 feet north of and parallel to said south quarter-section line to the Point of Beginning and containing 9.84 acres. Bearings are based on bearing shown on a plat of survey of Copper Ridge Subdivision by Dewey Jones, R.L.S., dated June, 1987.

By acceptance of this Deed, the parties agree this conveyance is made subject to subdivision, health department, zoning and other regulations in effect in DeSoto County, Mississippi; and rights of way and easements for public roads,

flowage, and utilities. Taxes for the year 1987 shall be paid by Grantor. Possession is to be given with this Deed.

EXECUTED this the 20th day of November, 1987.

John Edward Sartain
JOHN EDWARD SARTAIN, GRANTOR

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named JOHN EDWARD SARTAIN, who acknowledged signing and delivering the above and foregoing Warranty Deed on the day and year therein mentioned as a free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal of office this the 20th day of November, 1987.

Mary Walter Bism
Notary Public

My commission expires:

My Commission Expires Jan. 31, 1991

GRANTOR'S ADDRESS and telephone no.: 2005 Goodman Road, Horn Lake, MS 38637 393-7569

GRANTEE'S ADDRESS: 1958 Ingleside Circle, Horn Lake, MS 38637 393-6416

Filed at 12:00 PM 23rd Nov. 1987
Recorded in book 200 Page 459
H. G. Ferguson, County Clerk